



Sea Holly, 90b Golf Road, Deal

Guide Price £550,000



Sea Holly

Are you are searching for a spacious home, plus parking, but with no work to do? Then Sea Holly, a newly built modern home and finished to a high specification could be your next easy move? ...and all this within in a five-minute walk to the seafront.

Eco-friendly and hi-tech

The property has solar panels, an electric car charging point and a B energy rating. The house has also been fitted with ethernet cables throughout the property so you can enjoy hard wired internet connection in every room, whether that's for work or entertainment.

So, what else does this chain free property provide?

From the large entrance hall, you can enter the fabulous modern kitchen from 2 access points. There's so much space and storage in the kitchen with integrated fridge and freezer, top of the range built in oven and hob, space for a dishwasher and finished off with a handy breakfast bar.

There is also a useful downstairs utility room with WC and some accessible storage under the staircase.



Sea Holly

The enormous lounge, which is nearly 8m in length, will provide plenty of space to entertain, provide a large separate dining area and create a cosy feel as the fireplace is prime to add an open fire or a wood burning stove.

Outside

The bi-fold doors lead you out into the low-maintenance garden with a base prepared ready for a small shed. The side access from the front drive to the rear garden is perfect for dogs and muddy boots. The driveway has space for 2 cars and plenty of easy free street parking too.





Sea Holly

- CHAIN FREE
- 5 Bedrooms
- 3 Bathrooms
- Solar Panels
- Car Charging Point
- Ethernet Cabling Throughout
- Driveway
- 5 Minute Walk to Beach

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B

First Floor

The principal suite really has it all. There is room for a super king bed, dressing and sitting areas and topped off by being able to enjoy the nearby sea air from your balcony. The modern ensuite is complete with a bath and a shower.

There is also a separate shower room for the two further bedrooms on this floor.

Second Floor

The top floor has two more large double bedrooms with handy storage nooks and another separate shower room, servicing these two bedrooms.



Out and About

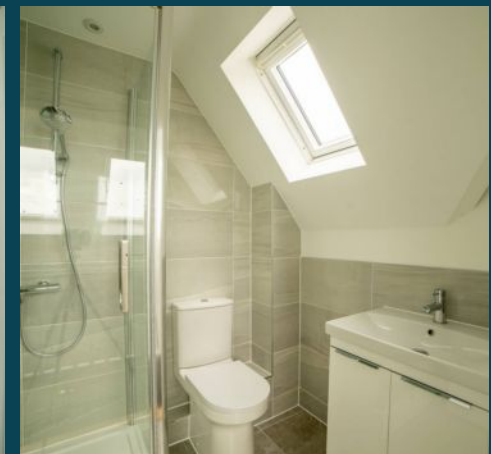
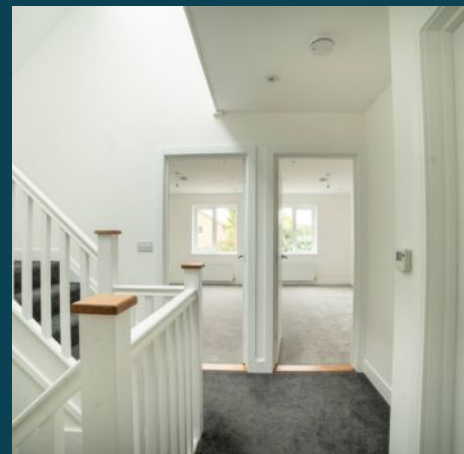
Ideally located within 5 minutes walk to the beach and only fifteen minutes walk to the heart of Deal town centre. Built on Golf Road, there will be no surprise that keen golfers will only be moments away from the nearest club/s.

The traditional character and feel of the 'smugglers lanes' have been preserved, surely one reason why this is such a well-loved & popular part of this historic maritime town.

There's an awful lot of history contained in these higgledy-piggledy streets, plus many fantastic seafood restaurants, independent shops, pubs & cafes. Not to mention a selection of galleries and antique shops which cater for a discerning clientele.

The promenade is great for a brisk morning walk with the sunrise or an evening stroll - it extends around a mile from the north towards the golf club or south down to Walmer.

If you prefer country walks and historic sites to strolls along the prom, there's plenty of choice nearby, including Walmer Castle and the nearby Deal battlements.



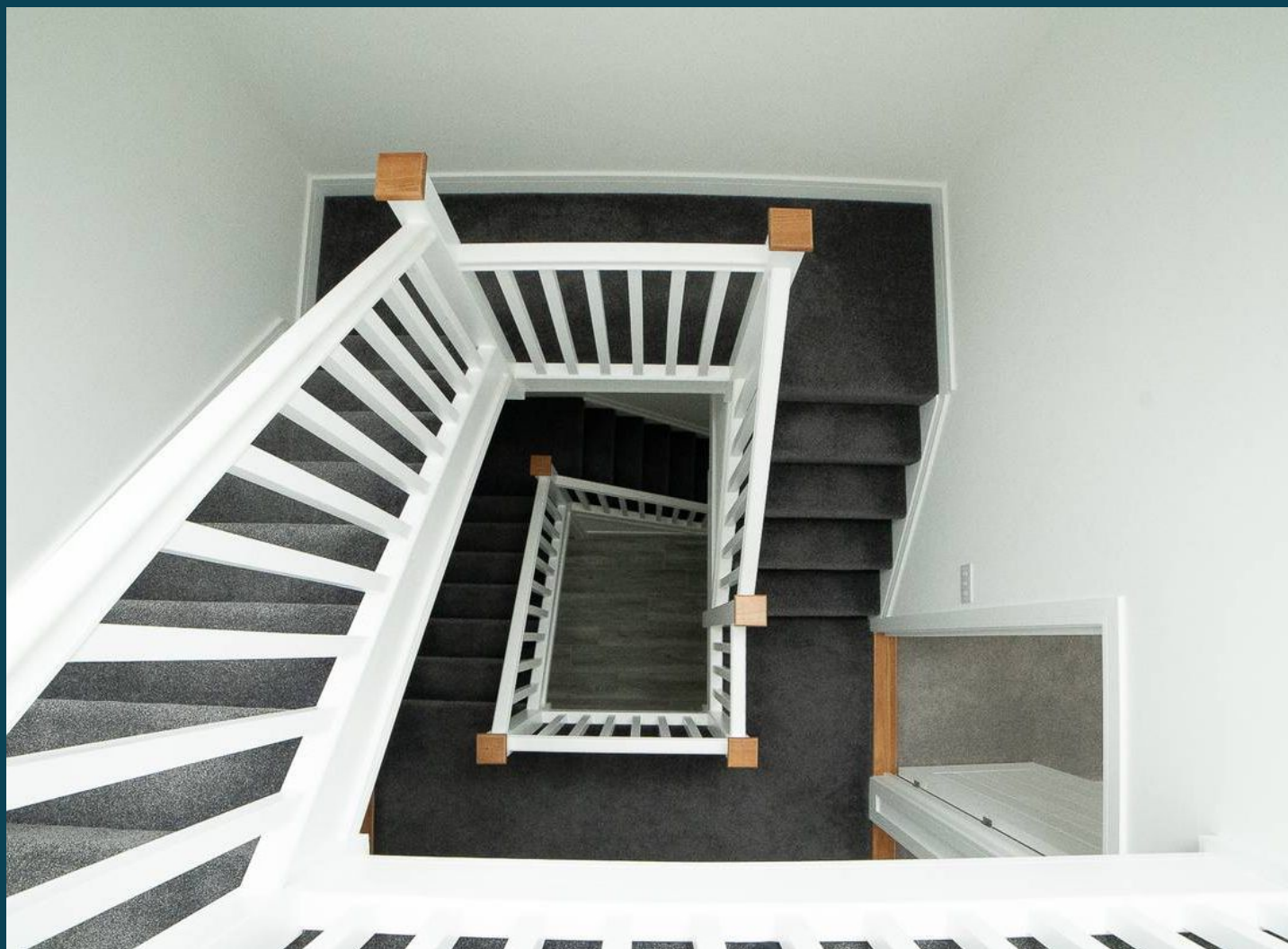
For those who favour walks over immaculately mowed fairways and manicured greens, there's the Royal Cinque Ports, Princes Golf Club and Walmer & Kingsdown golf clubs.

Royal St George's, Sandwich (which has hosted 15 Open Championships, dating back to 1894) is less than a 15-minute drive away.

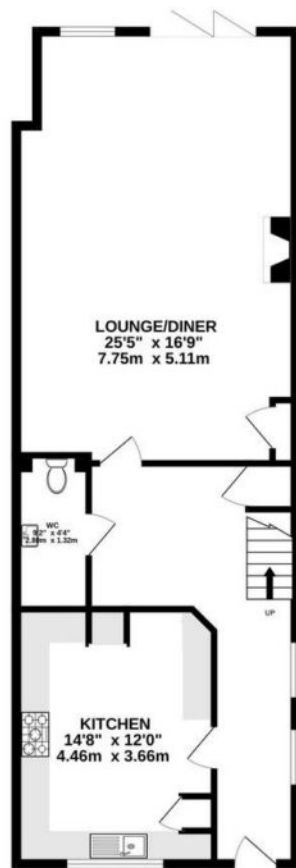
This coastal location means both the port at Dover and the Eurotunnel terminal at Folkestone are also only a short drive away.

This perfect, chain free, blank canvas is ready to move straight into.

Don't miss out on this opportunity to own a large, modern, eco-friendly property that's close to the sea and shops. Call me now to arrange a viewing.



GROUND FLOOR



1ST FLOOR



2ND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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